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AMENDMENT 81-04

LINDSAY LAND USE AND CIRCULATION PLAN

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Adopted: Tulare County Planning Commission
Resolution 5740 - October 28, 1981

Adopted: Tulare County Board of Supervisors
Resolution 81-2346 November 24, 1981

AMENDMENT TO THE
TULARE COUNTY GENERAL PLAN
- LAND USE AND CIRCULATION ELEMENTS -
LINDSAY AREA
GPA 81-04

I. INTRODUCTION

This document amends the Land Use and Circulation Elements of the Tulare County General Plan for the Lindsay Area, as shown on the Land Use Plan (Exhibit "A").

The Lindsay General Plan 1980-2000 (Land Use and Circulation Element), adopted by the Lindsay City Council on September 23, 1980, is hereby made a part of this amendment, except as noted herein.

II. SUPERCEDURE

This document supercedes the adopted 1974 Land Use Plan for the Lindsay Urban Area, adopted by the Tulare County Board of Supervisors on April 9, 1974, and the 1964 Circulation Plan for the Lindsay area, adopted by the Tulare County Board of Supervisors on May 26, 1964.

The County recognizes that some conflicts may exist between this amendment and the "General Plan" as adopted by the City of Lindsay. Where such conflicts do exist, the Tulare County General Plan, as amended, by this Amendment, will prevail for the unincorporated areas within the Lindsay Urban Area.

III. MODIFICATION TO ADOPTED ELEMENTS

General Plan 1980-2000 (Land Use and Circulation Element) adopted by the City of Lindsay

The land use designations in the Land Use Plan, adopted by the City of Lindsay, are hereby incorporated as a part of this amendment with the following exceptions:

1. The County plan retains the Urban Area Boundary as currently set forth in the County's Urban Boundaries Element and designates the 253 acres, located south of Waddell Street (which were removed from the City's adopted Urban Area Boundary), as "Agricultural."

2. The "Manufacturing" designation located on Palm Street, and as shown on the City's adopted plan, is increased by an additional 5 acres to reflect an existing manufacturing use.

3. School symbols are shown on the "Parks and Schools" designation to designate the five existing school sites.

4. A "Public and Semi-Public" classification is designated for two existing cemetery sites, located on Lindmore Street west of Foothill Avenue, replacing the "Parks and Schools" designation.

5. A "Rural Residential" designation is shown for a 109 acre area, located north of Hickory Street and east of Harvard Avenue, replacing a "Low Density Residential" designation.

V. IMPLEMENTATION STRATEGIES

To implement the Land Use Plan, the following policies and implementation strategies shall apply:

1. Neighborhood commercial areas designated on the land use plan shall range from 1 to 3 acres in size and shall be limited to those retail uses which are clearly of neighborhood draw only. Specific plans for development of those commercial establishments shall be reviewed at the same time as appropriate zoning is considered to allow such neighborhood commercial areas.

2. Unincorporated areas designated on the land use plan for development shall not be considered available for development unless the city can provide full services including water and sewer. All areas which are presently zoned "A-1" Agricultural shall be rezoned to "AE-20" Exclusive Agricultural as a "holding action" unless it can be shown that full sewage and water services are currently available or can be made available within a brief period of time. This policy shall not be applicable to the area designated "Rural Residential" (1 - 5 acres per unit) by the Plan.

3. The zoning of existing developed areas located outside of the Urban Improvement Area may be retained regardless of the land use plan designation until annexed by the City of Lindsay.

LINDSAY AREA

TULARE COUNTY AREA GENERAL PLAN
LAND USE AND CIRCULATION ELEMENTS

AMENDMENT 81-04

APPROVED BY TULARE COUNTY PLANNING COMMISSION
RESOLUTION NO. 5740
CERTIFIED: Eugene E. Smith — SECRETARY — 10/28/81 — DATE

ADOPTED BY TULARE COUNTY BOARD OF SUPERVISORS
RESOLUTION NO. 81-2348
CERTIFIED: Raymond J. Sullivan — CHAIRMAN — 11/24/81 — DATE

PREPARED BY TULARE COUNTY PLANNING DEPARTMENT

RESIDENTIAL

- Rural Residential (1-5 acres per family)
- Low Density (6 families per acre maximum)
- Medium Density (14 families per acre maximum)
- High Density (43 families per acre maximum)

COMMERCIAL

- Neighborhood
- Service Commercial or Light Manufacturing
- Central
- Service
- Highway

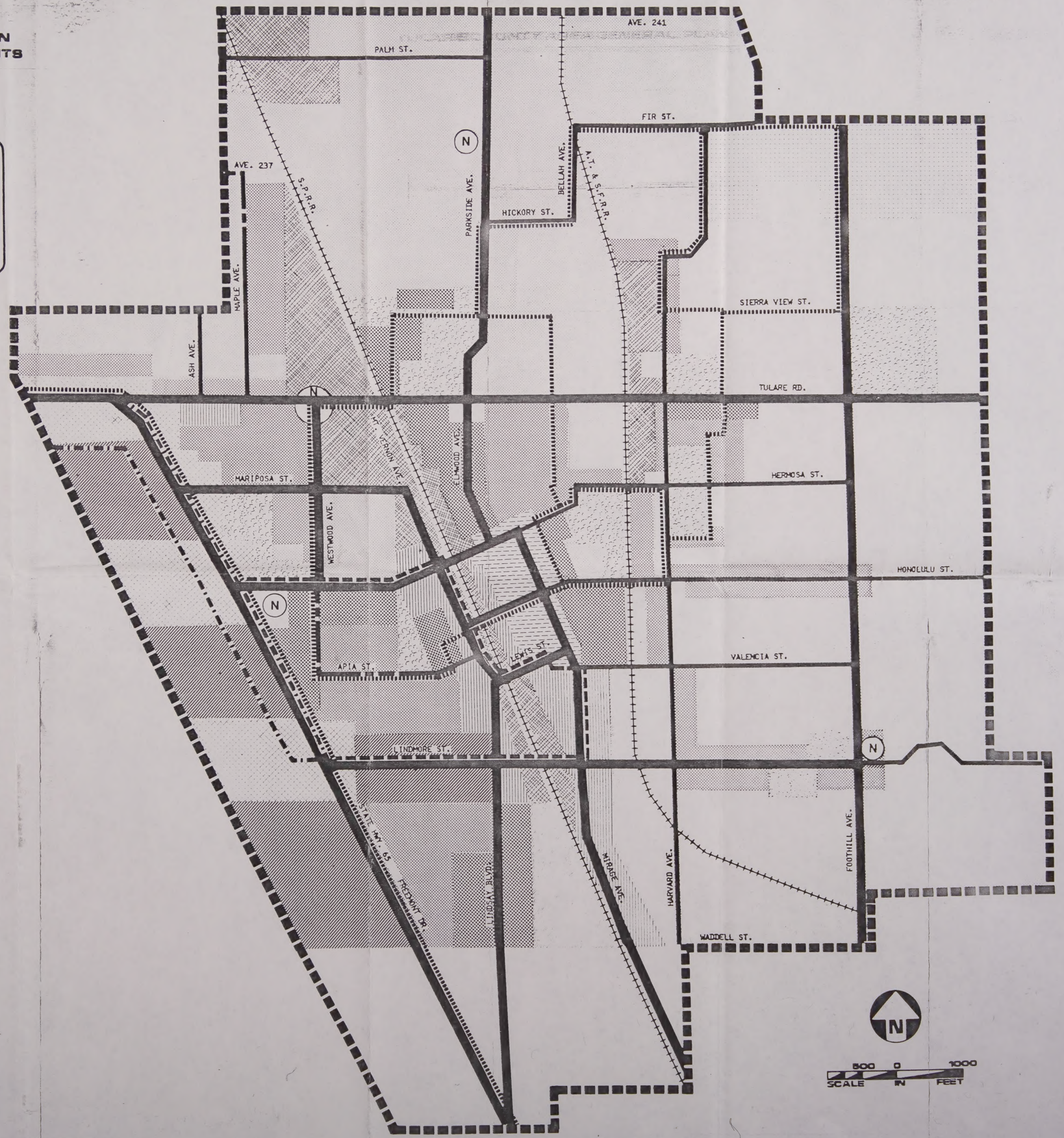
MANUFACTURING

- Manufacturing
- Planned Manufacturing

- Parks & Schools
- Public & Semi Public
- Agricultural

CIRCULATION SYSTEM

- Arterial
- Collector
- Proposed Collector
- Proposed frontage road
- Proposed bikeway
- Truck route
- Existing County Adopted U.A.B.



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